

Town of Southwest Harbor
Planning Board Minutes May 20, 2021
via Zoom 6:00 PM

- I. Roll Call – Eric Davis, Jack Ksionzyk, Michael Levesque, Lee Worcester, Chris Blain and CEO John Larson
Ken Salvatore, John Williams, were absent
Also present: William Knowlton, William Hanley, Michael Gillis, and Roger St.Amand

The Chair called the May 20, 2021 Planning Board meeting to order at 6:09pm.

- II. Adoption of agenda for tonight’s meeting.

- III. Approval of Minutes: May 6, 2021 Minutes

There was no quorum to approve April 15, 2021 Minutes

Motion by Eric Davis, 2nd by Jack Ksionzyk to table approval of minutes to next meeting.
Motion passed 4-0.

- IV. Old Business:

William & Deborah Knowlton
23 Conner Point Lane – Tax Map 011 Lot 010 Residential Shoreland
Reconstruction of a non-conforming residential structure

Findings of Fact:

1. Size of Lot: The lot contains 3.1 acres and is long and narrow. The proposed location meets the setback to the greatest practical extent.

Motion by Eric Davis, 2nd by Michael Levesque. Motion passed 4-0.

2. Slope of the Land: The proposed siting and open foundation design are intended to let the existing run of the land to continue uninterrupted under proposed construction.

Motion by Eric Davis, 2nd by Michael Levesque. Motion passed 4-0.

3. Location of other structures on the property: relocation would place new home in undesirable location in closer proximity to existing and neighboring structures.

Motion by Eric Davis, 2nd by Michael Levesque. Motion passed 4-0.

4. Location of septic system: A replacement system to be located uphill of proposed construction and well outside 75' setback from water.

Motion by Eric Davis, 2nd by Michael Levesque. Motion passed 4-0.

5. Type and amount of vegetation to be removed: There is significant and established mature tree growth all throughout the property. No additional tree removal will be required.

Motion by Eric Davis, 2nd by Jack Ksionzyk. Motion passed 4-0.

Motion by Lee Worcester, 2nd Jack Ksionzyk to approve application based on meeting requirements of the Shoreland Zoning Ordinance and conditioned on required Department of Environmental Protection Permits and Flood Hazard Development Permit.

Motion passed 4-0.

Power went out, no official adjournment.